



Legislation Details (With Text)

File #: R-2024-046 **Version:** 1 **Name:** DCM: City Hall Repairs SPS
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On agenda: 2/21/2024 **Final action:** 2/21/2024
Title: A Resolution Of The City Commission Of The City Of Hollywood, Florida, Approving And Authorizing The Appropriate City Officials To Execute A Contract With Structural Preservation System, LLC. To Provide Turnkey Design And Construction For Exterior Structural Repairs For City Hall In An Amount Up To \$262,281.60 In Accordance With Section 38.41(C)(9) Of The Procurement Code. (Best Interest)

Sponsors:

Indexes:

Code sections:

Attachments: 1. Resolution - RFQ Contract City Hall Structural, 2. Contract Form of Agreement, 3. Proposal Hollywood City Hall Exterior Repairs ROM, 4. General Conditions, 5. Supplementary General Conditions, 6. RFQ-095-23-WV City Hall Exterior Structural Repairs, 7. Evaluation Tabulation RFQ-095-23-WV, 8. COI - Strucutral Preservation Systems, 9. Term Sheet - City Hall Repairs_ Structural Preservation Systems, LLC- BEST INTEREST.pdf

Date	Ver.	Action By	Action	Result
2/21/2024	1	Regular City Commission Meeting		

A Resolution Of The City Commission Of The City Of Hollywood, Florida, Approving And Authorizing The Appropriate City Officials To Execute A Contract With Structural Preservation System, LLC. To Provide Turnkey Design And Construction For Exterior Structural Repairs For City Hall In An Amount Up To \$262,281.60 In Accordance With Section 38.41(C)(9) Of The Procurement Code. (Best Interest)

Infrastructure & Facilities

Staff Recommends: Approval of the attached Resolution.

Explanation:

The Department of Design and Construction Management ("DCM") has determined it is necessary to retain the services of a professional turn-key designer and contractor to complete the exterior structural repairs for City Hall.

The selected contractor must perform an initial analysis of the existing conditions and perform thorough, non-destructive testing to determine all areas in need of repair. These areas on the building include, but are not limited to, columns, planter walls, protruding structure around the windows, and overhangs.

Once the areas of repair are determined, the contractor will create engineered drawings and permit. A thorough and clear diagram of repair locations will be required prior to the start of construction.

After confirming the locations for repair in the analysis and design and permit phase, the construction scope of work includes removing debris and delaminated concrete at the exterior columns, planter walls, and window frames.

The contractor is to relocate planter contents in order to access the repair locations. This includes the soil and rock, and the City will remove plants as needed. The areas to receive structural repairs will be properly cleaned and new concrete material applied as procedurally required. Waterproofing within the planters will be included below the soil in the areas requiring repairs. Final stucco finish to match the existing building at the repair locations is also required. Prior to stucco application, the contractor is to provide a mockup of the matching textured stucco for City approval. Once completed, the contractor is to replace all planter material back to its original location. The areas of repair will be painted to match the current building color.

The basic construction costs for the exterior structural repairs for City Hall is estimated to be under \$325,000.00.

On June 8, 2023, Request for Qualification Number RFQ-095-23-WV ("RFQ") was electronically advertised on OpenGov.com to solicit the desired services in accordance with Section 38.43(A) of the Procurement Code.

On June 27, 2023, the Office of the City Clerk and the Departments of Procurement and Contract Compliance/DCM received Statement of Qualifications packages from three contractors, as follows (in alphabetical order):

KER Construction, LLC
Properties of Elegant Distinction, LLC
Structural Preservation Systems, LLC

KER Construction, LLC's Statement of Qualifications package was deemed non-responsive.

On August 17, 2023, the Selection Committee met to evaluate and rank the proposals based upon the approved Evaluation Criteria established for the Firm Qualifications and Experience; Organizational Profile and Project Team Qualifications; Approach to Scope of Work; Knowledge of Site and Local Conditions; References; and Financial Resources.

Based on the Evaluation Criteria, the Selection Committee evaluated the proposals, and the scores were compiled to arrive at the following rankings, with the highest score being the highest ranked:

Structural Preservation Systems, LLC	97.67 points
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Properties of Elegant Distinction, LLC
~~KER Construction, LLC~~

81 points
~~Non Responsive~~

Section 5.1.2 of the RFQ states that the evaluation (Selection) “committee shall short list no less than three submittals, assuming that three submittals have been received, that it deems best satisfy the criteria set forth herein and attempt to select the best qualified firm(s) for the engineering discipline identified by the respondent”.

The City made a good faith attempt in procurement of services through issuing a competitive solicitation. The City only received two responsive submittals in response to its competitive solicitation or RFQ. It would be futile to reissue the competitive solicitation based on the specialized and unique requirements for the services required.

DCM has determined that it is in the best interest of the City to utilize Structural Preservation System, LLC (“SPS”) as a professional turn-key designer and contractor to complete the exterior structural repairs for City Hall. DCM requested and negotiated a proposal from SPS for the scope of work in an amount up to \$262,281.60, which staff has determined to be fair and reasonable and in accordance with industry standards.

Section 38.41 (C)(9) of the Procurement Code states that when the City Commission declares by a five-sevenths (5/7ths) affirmative vote that competitive bidding and competitive proposals are not in the best interest of the City, such purchases are exempt from competitive bidding and competitive proposal requirements.

The Director of DCM recommends that the City Commission authorize the appropriate City officials to execute a contract with SPS to provide turn-key design and construction services as set forth above in an amount up to \$262,281.60.

Fiscal Impact:

Funding for this project was included in the amended FY 2024 Capital Improvement Plan and is available in account numbers 117.179901.51900.563010.001563.000.000, and 334.179901.51900.563010.001563.000.000.

Recommended for inclusion on the agenda by:

Jose Cortes, Director, Design and Construction Management

Gus Zambrano, AICP, Assistant City Manager/Sustainable Development